

# **EXHIBIT A**

**Morgan Hill Retail Venture LP**

***Circuit City***

**Breakdown of charges due from 11/1-11/10/08**

Rent 11/1-11/10/08	11,632.64
CAM 11/1-11/10/08	1,714.08
Taxes 11/1-11/10/08	2,148.01
<b>Total</b>	<b>15,494.73</b>

**Breakdown of charges due from 1/1/09-11/31/24**

Rent	6,817,897.35
CAM	956,991.80
Taxes	1,189,282.34
<b>Total</b>	<b>8,964,171.49</b>

15% claim 1,344,625.72 (8,964,171.49 \* 15%)

Attorney's fees	10,000.00
Commission	120,000.00
Renovations	200,000.00
<b>SUB TOTAL</b>	<b>1,690,120.45</b>

All Risk Property & DIC	
Insurance	226,416.52
<b>GRAND TOTAL</b>	<b>1,916,536.97</b>